

July 09 Lower Keys Statistical Analysis
 Published by: Key West Association of REALTORS®
 Area 5-7, Lower Keys

	Active				Contingent/Pending				Sold			
	Single Family	Condo & Townhouse	Other*	Total	Single Family	Condo & Townhouse	Other*	Total	Single Family	Condo & Townhouse	Other*	Total
Jul-09	212	19	119	350	48	2	3	53	16	3	2	21
Jun-09	210	24	114	348	55	2	2	59	13	1	1	15
May-09	232	25	111	368	45	3	2	50	7	0	1	8
Apr-09	239	26	116	381	37	2	3	42	9	1	3	13
Mar-09	253	28	119	400	38	3	5	46	11	1	3	15
Feb-09	237	28	114	379	31	2	4	37	6	1	4	11

Analysis of Sold Data							
	Listings Sold	Listings Sold % Change From Jul 08	Average Selling Price	Sold Price % Change From Jul 08	Median Selling Price	Sold Price % Change From Jul 08	DOM
Jul-09							
Single Family	16	100.0%	\$876,319.00	32.0%	\$517,500.00	-12.8%	100
Condo/Townhouse	3	NONE SOLD	\$206,220.00	NONE SOLD	\$265,000.00	NONE SOLD	143
Other*	2	NONE SOLD	\$187,500.00	NONE SOLD	\$187,500.00	NONE SOLD	45
Total	21	162.5%	\$423,346.33	-36.2%	\$323,333.33	-45.5%	96

	Listing Sold	Average Selling Price	Median Selling Price	DOM
Jul-08				
Single Family	8	\$664,063.00	\$593,750.00	165
Condo/Townhouse	0	NONE SOLD	NONE SOLD	
Other*	0	NONE SOLD	NONE SOLD	
Total	8	\$664,063.00	\$593,750.00	165

	Listings Sold	Listings Sold % Change From 2007	Average Selling Price	Sold Price % Change From 2007	Median Selling Price	Sold Price % Change From 2007	DOM
2008 Calendar Year							
Single Family	91	-2.2%	\$603,471.00	-25.3%	\$502,000.00	-23.9%	229
Condo/Townhouse	4	33.3%	\$475,875.00	-22.6%	\$476,250.00	-32.0%	148
Other*	23	-41.0%	\$282,380.00	-0.5%	\$260,000.00	-7.1%	266
Total	118	-12.6%	\$453,908.67	-20.2%	\$412,750.00	-24.5%	214

	Listings Sold	Average Selling Price	Median Selling Price	DOM
2007 Calendar Year				
Single Family	93	\$808,079.00	\$660,000.00	193
Condo/Townhouse	3	\$615,000.00	\$700,000.00	111
Other*	39	\$283,863.00	\$280,000.00	202
Total	135	\$568,980.67	\$546,666.67	169

*Other: Duplex, Half Duplex, Mobile Homes, & 3-4 Units